59-B

Name and Address of New Owners:

Jane Bryson Abernathy
804 Lake Terrace
Nashville, TN 37217

Send Tax Notices To:

804 Lake Terrace Drive
Nashville, TN 37217

THIS INSTRUMENT PREPARED BY:
ATWOOD & MOORE, Attorneys at Law
Suite 105, 320 West Main Street
Murfreesboro, Tennessee 37130

FROM INFORMATION FURNISHED BY
THE PARTIES

MAP 150.1 GROUP PARCEL 161

# WARRANTY DEED

BOOK 10130 PG 505

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, we, the undersigned, SHARON L. MCKNIGHT, has bargained and sold and does hereby transfer and convey unto JANE BRYSON ABERNATHY, her heirs and assigns, forever, that certain parcel of real estate situated in Davidson County, State of Tennessee, and being more particularly described as follows, to-wit:

> BEING Lot Number 39A of the Zone Lot Division of Lots 16, 17, 25 thru 33 and 37 thru 45 on the Plan of Harbor Gate, Section I Revised, of record in Plat Book 5200 at page 712 and as amended in Plat Book 6250 page 638, Register's office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> BEING the same property conveyed to Sharon L. McKnight by deed of record in Book 8149, page 651 of the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging unto the said grantee, her heirs and assigns, forever.

The grantor covenants with the said grantee that she is lawfully seized and possessed of said real estate; that she has a good and lawful right to convey the same and that it is unencumbered except as hereinabove set forth, and except by lien of the 1996 property taxes, which taxes shall be prorated between the parties.

The grantor further covenants and binds herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS OUR HANDS, on this the 17 day of July, 1996.

Sharon L. McKnight

SHARON L. MCKNIGHT

0206729

96 JUL 24 PM 12:05
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE )
:ss
COUNTY OF RUTHERFORD )

BOOK 10130 PG 506

Personally appeared before me, SHARON L. MCKNIGHT, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND on this the 17th day of July, 1996.

NOTARY PUBLIC

My Commission Expires: 6/14/99

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $59,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

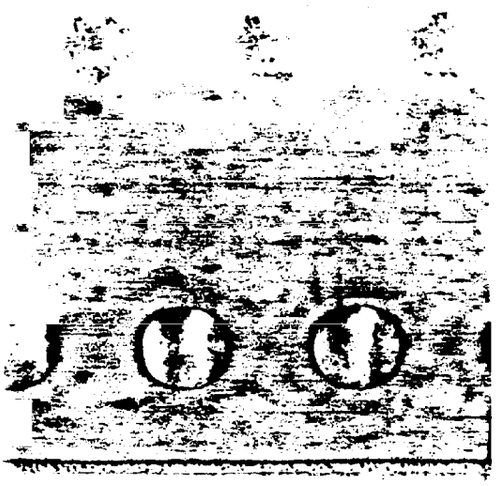
AFFIANT

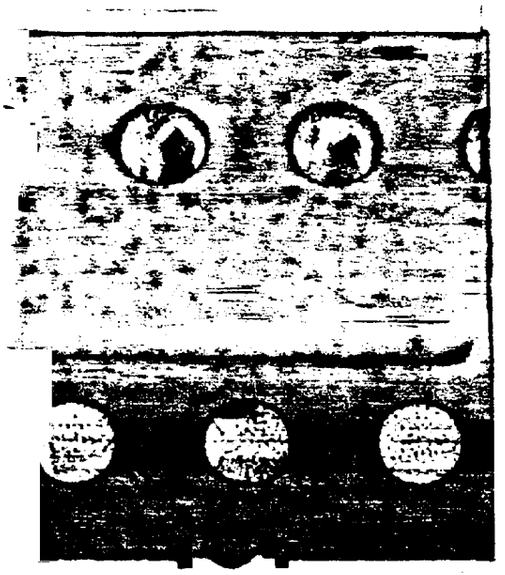
Sworn to and subscribed before me on this the 17th day of July, 1996.

NOTARY PUBLIC

My Commission Expires: 6/14/99

8637 07/24 0101 13CHECK 229.15





**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 10130 PG 507

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 59500.00
CON TX 220.15
PRFEE 1.00
WDEED 8.00
TOTAL 229.15
CHECK 229.15

07/24/96 01 12:15 0001 8637

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0206729
IDENTIF. # REFERENCE

96 JUL 24 PM 12:05
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1066262